

GREAT EVENTS CATERING INC.
4020 7TH ST SE
BLOCK 19, PLAN 11JK, LOT 3B

4020 7TH ST SE
PROJECT #D25-208
DEVELOPMENT PERMIT
JAN. 02, 2026

REVISIONS TO PLANS FOR DEVELOPMENT PERMIT APPLICATION
DP#2025-07177 RE: EXTERIOR RENOVATIONS AND CHANGES TO SITE PLAN



(FOR REFERENCE ONLY: TC2025-03084 / BP2025-16434 / BP2025-24258)

CLARIFICATION OF INFO ON
EXISTING PLANS, ELEVATIONS

INDICATION OF PROPOSED
CHANGES

OWNER

- GREAT EVENTS CATERING INC.
ATTN: NILS KUENZ
Nils.Kuenz@GreatEventsGroup.com
(403)-860-1973

JANUARY 02, 2026

DRAWING LIST:

- DP-00 COVER PAGE
- DP-01 PROJECT INFORMATION
- DP-02(a) EXISTING SITE PHOTOS
- DP-02(b) EXISTING SITE PHOTOS
- DP-03(a) SURVEY SITE PLAN
- DP-03(b) EXISTING SITE PLAN
- DP-04(a) PROPOSED SITE PLAN
- DP-04(b) FIREFIGHTING AND WASTE AND RECYCLING ACCESS
- DP-05 PARKING REQUIREMENTS
- DP-06 EXISTING BUILDING PLAN
- DP-07 PROPOSED EXTERIOR DEMOLITION ITEMS
- DP-08 PROP. PLAN CHANGES TO EXT. OF BUILDING AND SITE
- DP-09(a) EXISTING ELEVATIONS NORTH / SOUTH
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- DP-10(a) PROPOSED ELEVATIONS NORTH / SOUTH
- DP-10(b) PROPOSED ELEVATIONS EAST / WEST
- DP-11(a) BUILDING CROSS-SECTION(S) WEST / EAST
- DP-11(b) BUILDING CROSS-SECTION(S) NORTH / SOUTH

ARCHITECTURAL

- J A ARCHITECTURE
JAYSON HOOD, ARCHITECT, AAA
4503 BRISEBOIS DRIVE NW
CALGARY, AB, T2L 2G3
P: (587)-892-7040
E: Jayson@JAWorld.ca

STRUCTURAL

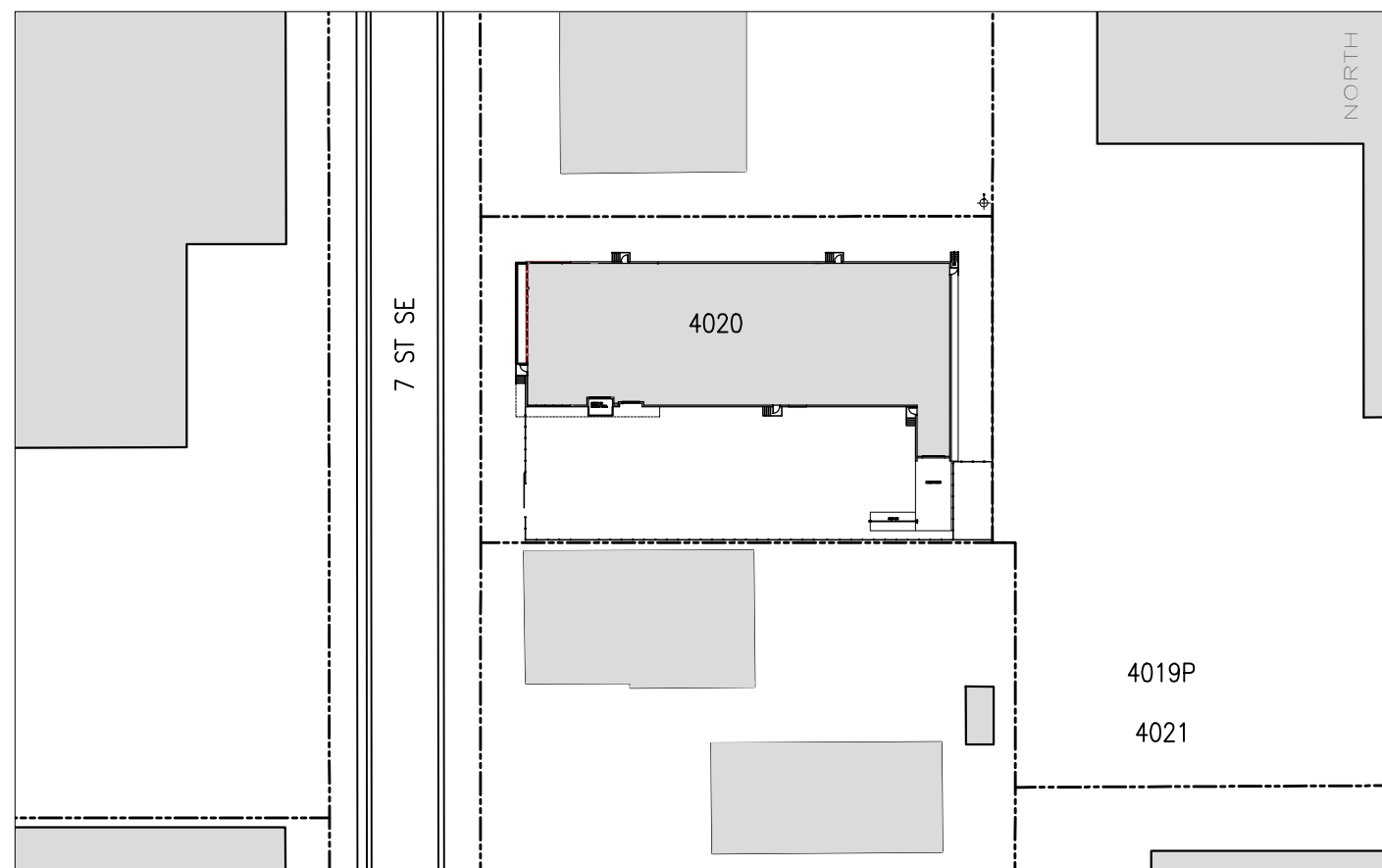
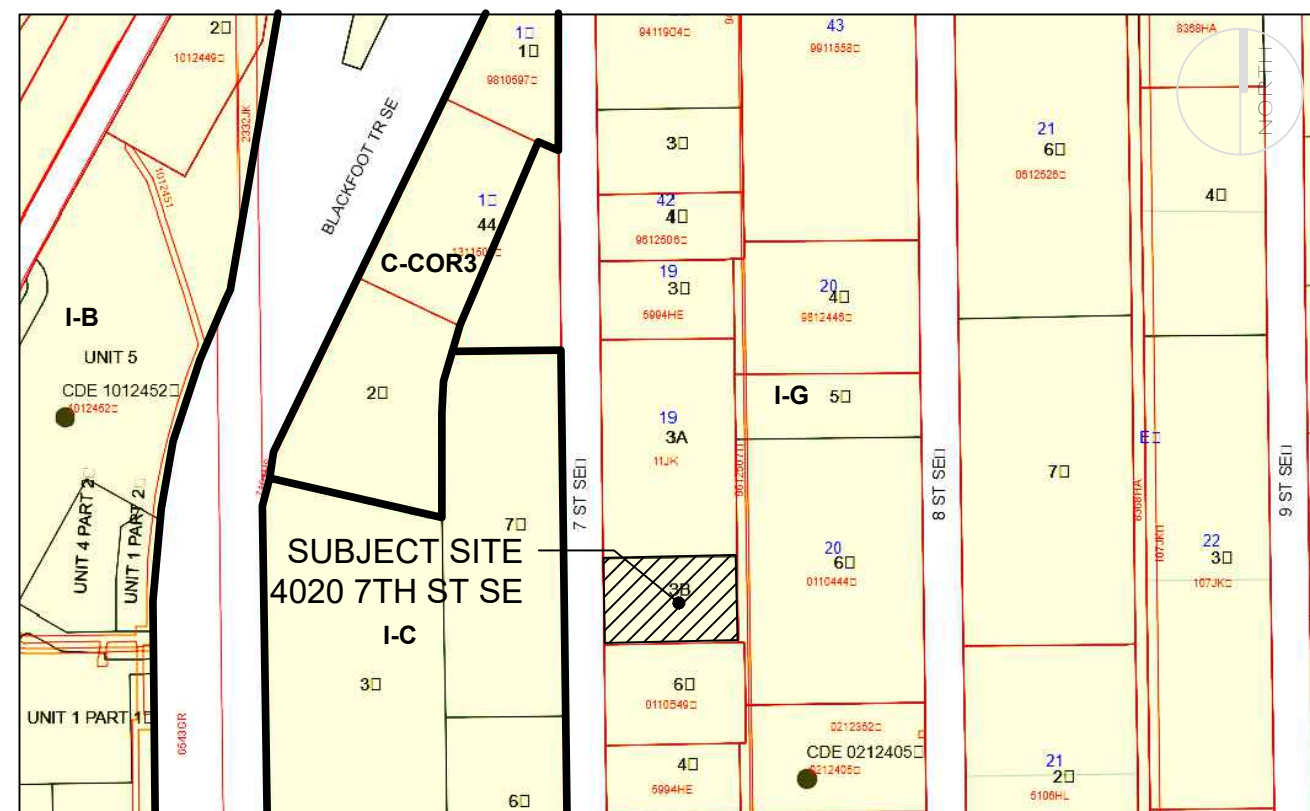
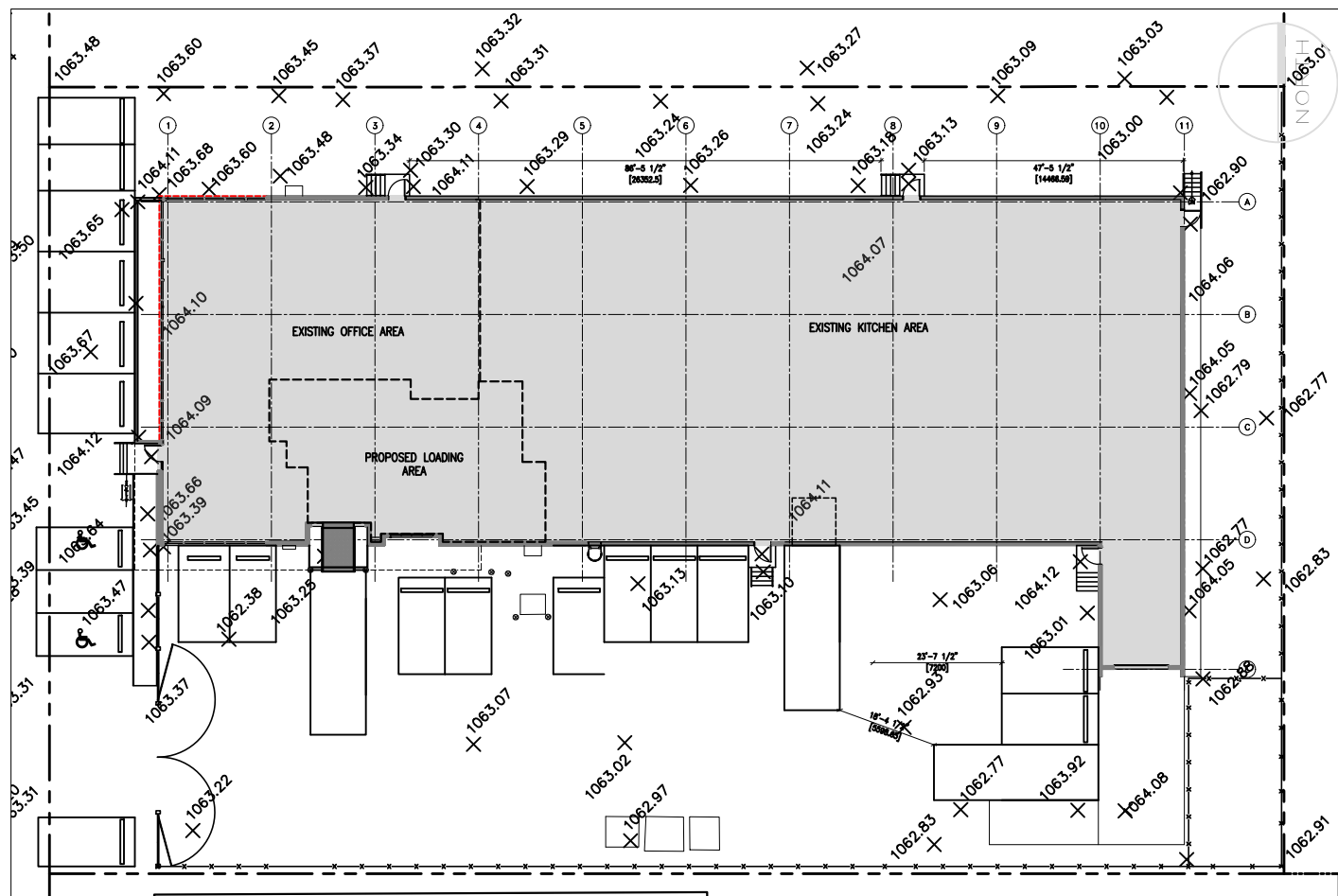
- RJC Engineers
Jeff Szabo, BSc, P.Eng.
Kevin Zwaagstra, BSc, P.Eng.
#200 1816 Crowchild Trail
NW, Calgary, AB T2M 3Y7
D: (403)-338-5865
C: (403)-283-5073
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MECHANICAL

- Endeavor Mechanical Consulting
Dave Dunbar, Principal
11 Auburn Shores Ln. SE
Calgary, AB T3M-2J4
O: (587)-774-9779
D: (587)-323-9657
E: Dave@EndeavorMech.ca

ELECTRICAL

- SMP Engineering
Mahmood Rajan
403, 1240 Kensington Rd NW,
Calgary, AB T2N 3P7
D: (403)-270-1488
C: (403)-620-3511
E: MRajan@SMPEng.com



MUNICIPAL ADDRESS
4020 7th ST SE CALGARY ALBERTA T2G 2Y8

LEGAL DESCRIPTION
BLOCK 19, PLAN 11JK, LOT 3B

LAND USE DESIGNATION
INDUSTRIAL - GENERAL (I-G)
(LUB-1P2007 - PT 8 - DIV. 2)

SITE AREA
3,036 sm = 32,680 sf

EXISTING USES IN BUILDING

CATERING SERVICE - MAJOR
Permitted use in Industrial General I-G District
(LUB-1P2007-PT 8 DIV. 2: 907(2)(g))

BUILDING AREA - EXISTING - PER NBC2023(AE)

TOTAL BUILDING AREA: 12,400 sf = 1,151.96 sm

GROSS USEABLE AREA (GUA) - PER LUB-1P2007

EXISTING OFFICE AREA: 4,011 sf = 372.63 sm
EXISTING KITCHEN AREA: 8,346 sf = 775.31 sm

EXISTING KITCHEN AREA: 8,346 sf = 775.31 sm



SEAL:



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SUITE 220; 5824 2ND ST SW T2H 0H2
CONTACT:
NILS KUENZ
(403)-860-1973
Nils.Kuenz@GreatEventsGroup.com

DATE	DESCRIPTION
JAN. 02 2026	REVIEW

BP#: BP2025-16434
TC#: TC2025-03084

TC#: TC2025-03084

**BUILDING PERMIT APP.
4020 7TH STREET SE
CALGARY AB**

PROJECT INFORMATION

SCALE:	ON 11X17
DATE:	01-02-2026
DRAWN BY:	MJ / JP
ISSUED:	01-02-2026

PROJECT # D25-208	DRAWING SHEET # DP-01
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DRAWING SHEET #
DP-01



FRONT (WEST) ELEVATION - ENTRANCE



FRONT (WEST) AND SOUTH ELEVATIONS



SOUTH ELEVATION - WEST PORTION



SOUTH ELEVATION - EAST PORTION



NORTH ELEVATION



EAST ELEVATION



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BUILDING PERMIT APP.
4020 7TH STREET SE
CALGARY AB

EXISTING PHOTOS

SCALE:	ON 11X17
DATE:	01-02-2026
DRAWN BY:	MJ / JP
ISSUED:	01-02-2026

PROJECT # D25-208	DRAWING SHEET # DP-02 (a)
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SITE PLAN

LEGAL DESCRIPTION: Lot 3B
Block 19
Plan 11JK

MUNICIPAL ADDRESS: 4020 7 Street S.E.
Calgary, Alberta

CLIENT: Great Events Group

DATE OF SURVEY: June 2nd, 2025.

DATE OF UPDATE: June 21st, 2025.

LEGEND

Elevations are shown thus: X = 1000.00 Metres. (Geodetic)
Elevations are referred to ASCM 185496 Elev.=1063.05
Distances are in metres and decimals thereof.
Bearings are Grid (3TM-114°W) and Derived from GNSS Observations.

Found Iron Posts are shown thus: ●
Drill Holes are shown thus: ◆
Found Iron Bars are shown thus: ◇
Calculation points are shown thus: X
Fire Hydrants are shown thus: ⚓
Water Valves are shown thus: W
Gas Valves are shown thus: G
Power Poles are shown thus: ⚡
Manholes are shown thus: Ⓜ
Lamp Standards are shown thus: ⚡
Street Signs are shown thus: Δ
Property lines are shown thus: —
Utility Right of Ways are shown thus: —
Eaves are shown thus: —
Fences are shown thus: —X—X—
Streetlight Cables are shown thus: —
Underground Electrical lines shown thus: —
Stormline are shown thus: —ST—
Sanitaryline are shown thus: —S—
Combined Storm/Sanitary are shown thus: —
Telephone Lines are shown thus: —T—
Waterline are shown thus: —W—
Gasline are shown thus: —G—
Overhead Electrical lines shown thus: —OH—

All fences are within 0.2 metres of the property lines unless otherwise shown.
All eaves are measured to fascia unless otherwise shown.
Unless noted otherwise lines outside of property are not to scale.

ABBREVIATIONS

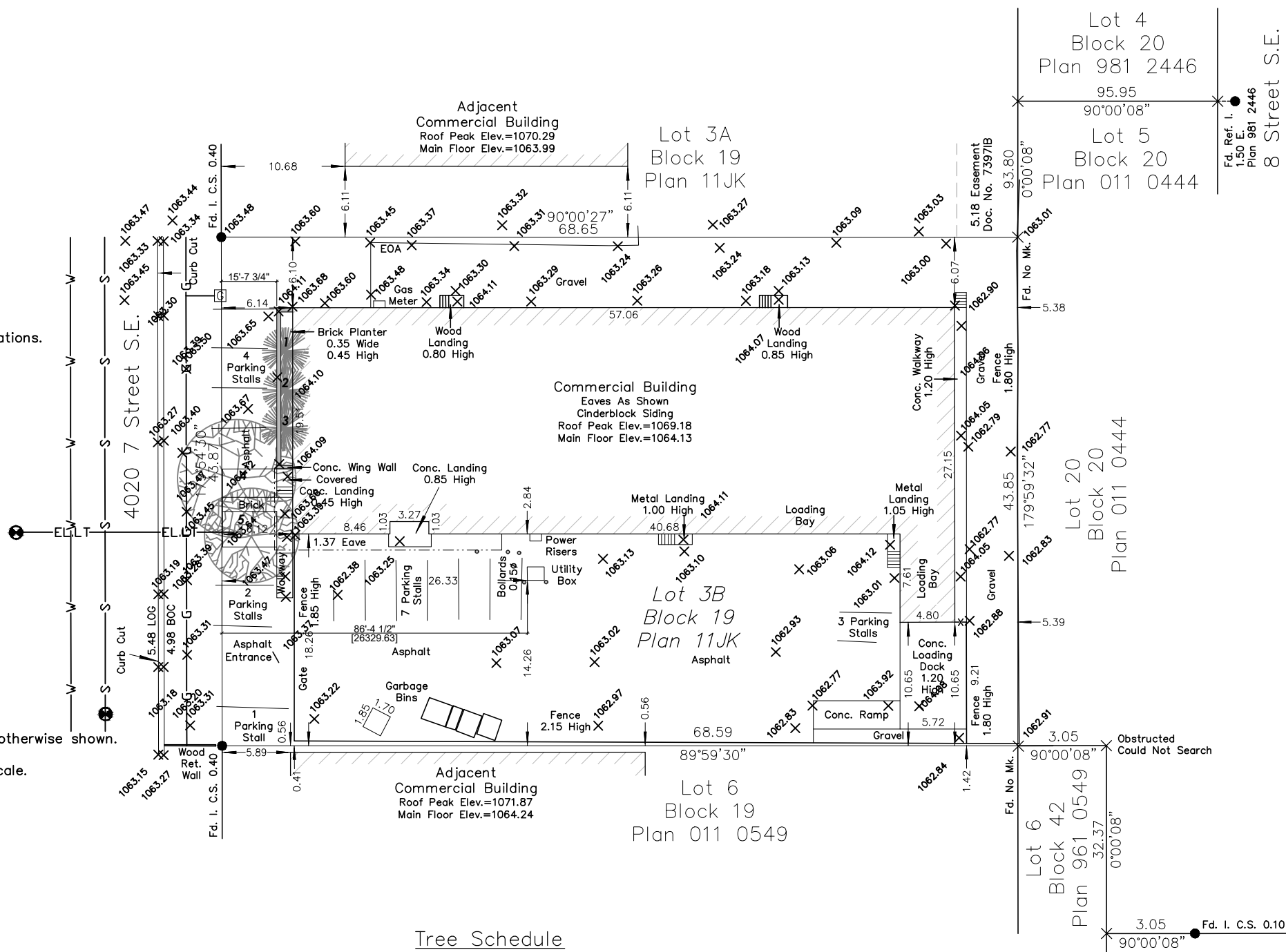
A.—Arc Length
Acc.—Accessory
A/C.—Air Conditioner
Bldg.—Building
BOC.—Back of Curb
BOW.—Back of Walk
Calc.—Calculated
Cant.—Cantilever
Conc.—Concrete
C.S.—Countersunk
DH.—Drill Hole
EOA.—Edge of Asphalt
Enc.—Encroaches
Fd.—Found

I.—Iron Post
I.B.—Iron Bar
LOG.—Lip of Gutter
M.A.—Maintenance Access
Mk.—Mark
M.N.—Magnetic Nail
O.D.—Overland Drainage
R.—Radius
Reg.—Registration
Ret.—Retaining
R/W.—Right of Way
W/O.—Walkout Basement
W.W.—Window Well

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#202, 337 41 Avenue N.E.
Calgary, AB T2E 2M3
Ph.: 403-277-1272
Fax: 403-277-1275
www.arcsurveys.ca

Surveyed: DT Drawn: LC/LC Scale: 1: 400 0m 4.0 8 16 File No.: 252217

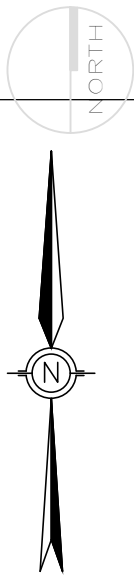


Tree Schedule

Tree No.	Tree Type	Trunk Dia.	Canopy Dia	Height
1	Coniferous	0.20	2.00	6.00
2	Coniferous	0.20	2.00	6.00
3	Coniferous	0.20	2.00	6.00
4	Deciduous	0.24	5.00	5.00
5	Deciduous	0.20	4.00	4.00

NOTE:
Title information is based on the C. of T. 071 324 720 which was searched on the 12th day of June, 2025, and is subject to:
Easement No.: 73971B

This plan represents the best information at the time of survey. Arc Surveys Ltd. and its employees take no responsibility for the location of any underground conduits, pipes or other facilities whether shown on or omitted from this plan. All underground installations should be located by the respective authorities prior to construction.
Call Alberta One-Call: 1-800-242-3447



SEAL:

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Nils.Kuenz@GreatEventsGroup.com

DATE	DESCRIPTION
JAN. 02 2026	REVIEW

BP#: BP2025-16434
TC#: TC2025-03084

BUILDING PERMIT APP.
4020 7TH STREET SE
CALGARY AB

SITE SURVEY PLAN

SCALE:	ON 11X17
DATE:	01-02-2026
DRAWN BY:	MJ / JP
ISSUED:	01-02-2026
PROJECT #	D25-208
DRAWING SHEET #	DP-03(a)



SEAL:



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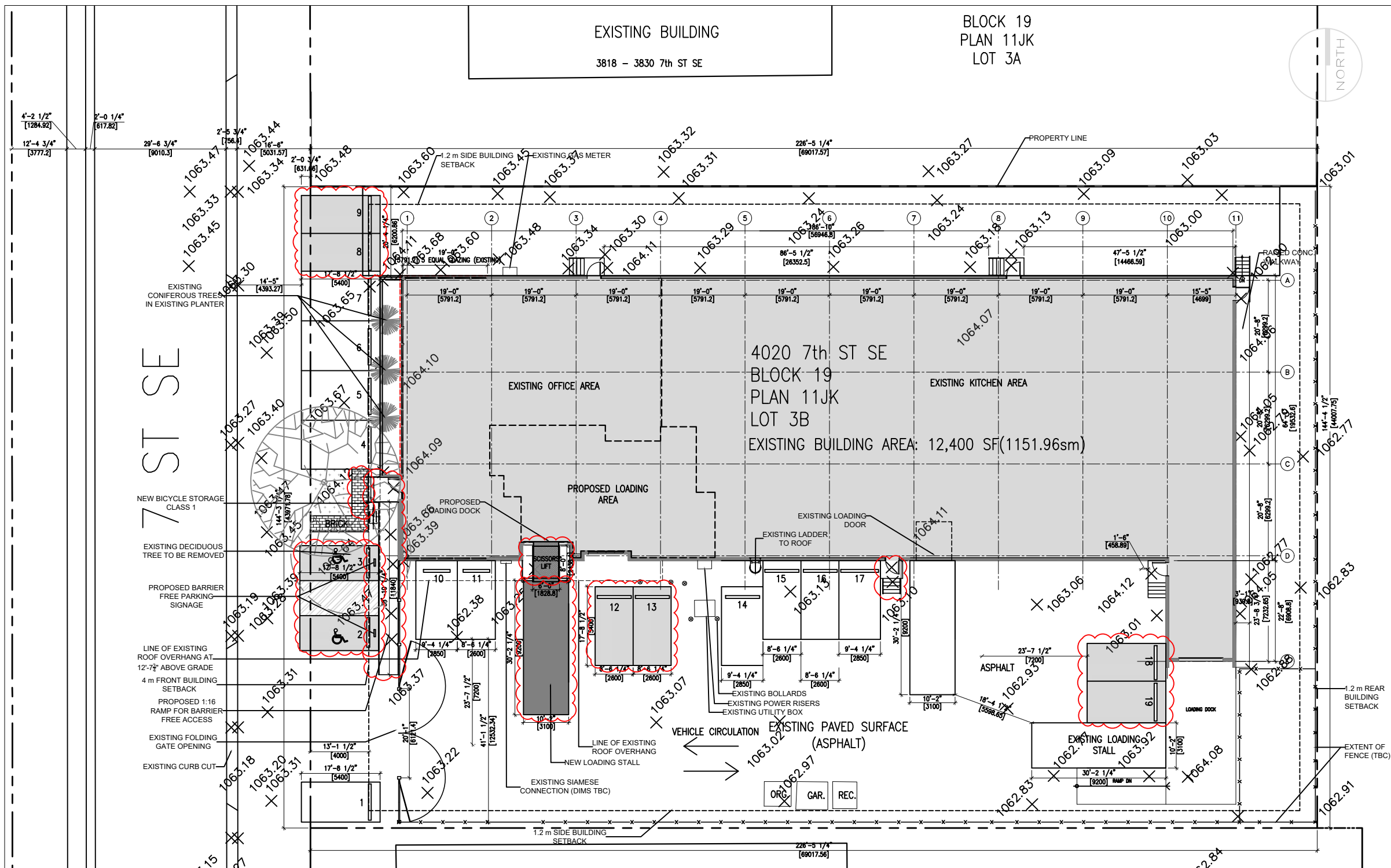
BP#: BP2025-16434
TC#: TC2025-03084

BUILDING PERMIT APP.
4020 7TH STREET SE
CALGARY AB

PROPOSED SITE PLAN

SCALE:	ON 11X17
DATE:	01-02-2026
DRAWN BY:	MJ / JP
ISSUED:	01-02-2026

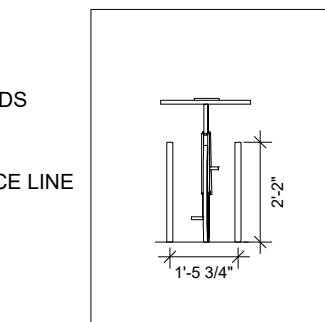
PROJECT # D25-208	DRAWING SHEET # DP-04(a)
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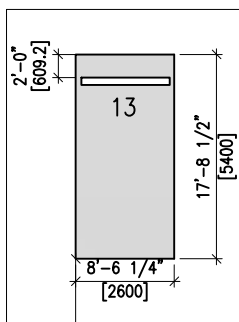
1 PROPOSED SITE PLAN
DP-04(a) 1:300 ON 11 x 17

- LEGEND:
- EXISTING CONIFEROUS TREE
 - EXISTING DECIDUOUS TREE
 - EXISTING DECIDUOUS TREE TO BE REMOVED

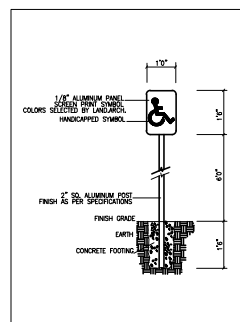
- EXISTING PROPERTY LINE
- REQUIRED BUILDING SETBACK LINE
- EXISTING CONCRETE
- EXISTING LANDSCAPING
- PROPOSED COMMERCIAL PARKING + LOADING STALLS
- EXISTING COMMERCIAL PARKING + LOADING STALLS
- PROPOSED GRADED AREAS
- EXISTING BOLLARDS
- PROPOSED NEW BOLLARDS
- EXISTING FENCE LINE
- EXISTING PALISADE FENCE LINE
- EXISTING SITE GRADES



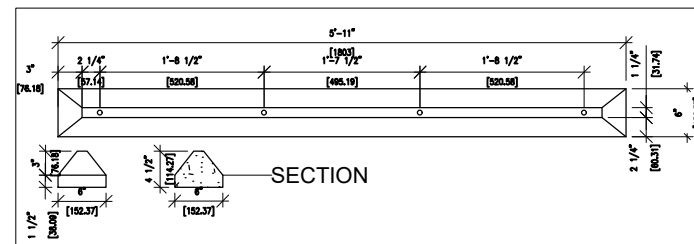
4 PROPOSED CLASS 1 BIKE STALL
DP-04(a) 1:50 ON 11 x 17



3 PARKING STALL
DP-04(a) 1:200 ON 11 x 17



4 BARRIER FREE STALL SIGNAGE
DP-04(a) 1:100 ON 11 x 17



4 WHEEL STOP DETAIL
DP-04(a) 1:25 ON 11 x 17



SEAL:



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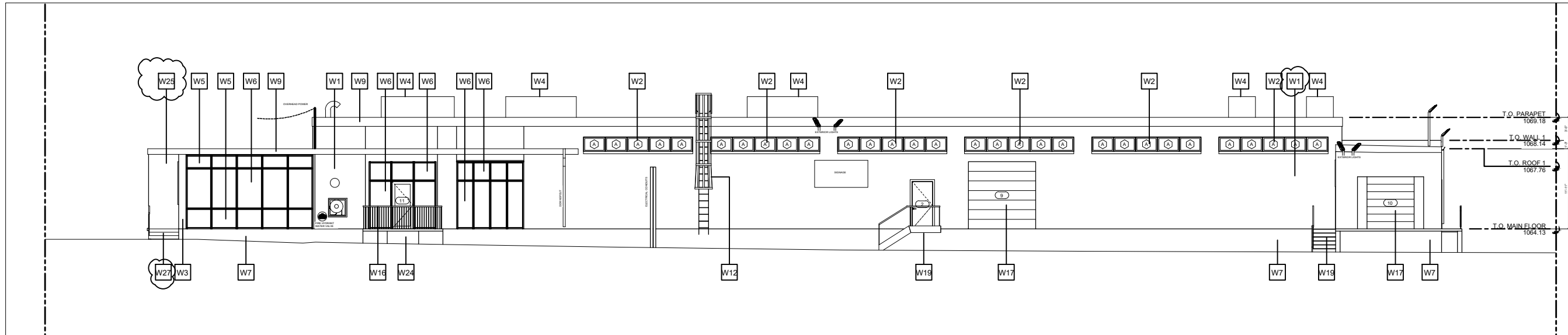
TC#: TC2025-03084

BUILDING PERMIT APP.
4020 7TH STREET SE
CALGARY AB

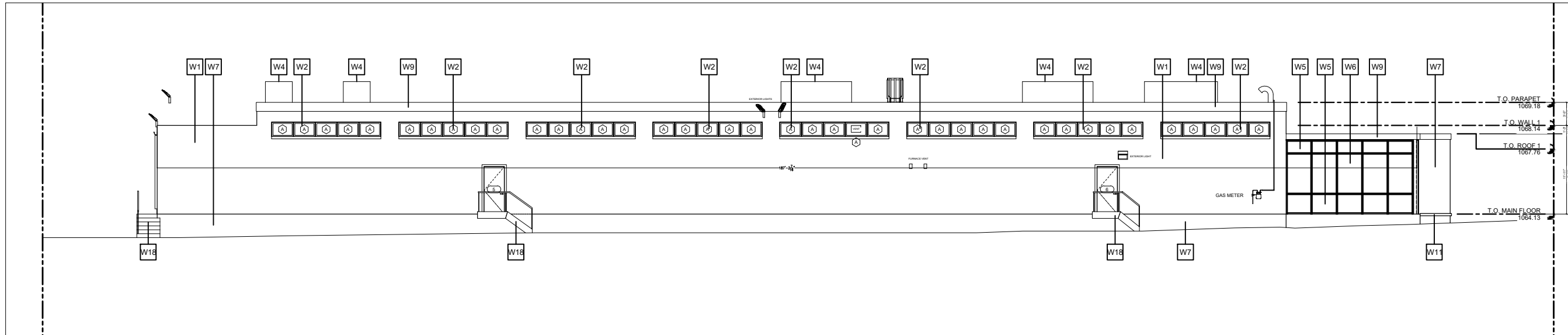
EXISTING ELEVATIONS
SOUTH / NORTH

SCALE:	ON 11X17
DATE:	01-02-2026
DRAWN BY:	MJ / JP
ISSUED:	01-02-2026

PROJECT #	DRAWING SHEET #
D25-208	DP-09(a)



1 EXISTING SOUTH ELEVATION (LOOKING NORTH)
DP-09(a) 1:200 ON 11 x 17



2 EXISTING NORTH ELEVATION (LOOKING SOUTH)
DP-09(a) 1:200 ON 11 x 17

MATERIALS LEGEND

W1 CONCRETE BLOCK, PTD .FIN.	W6 CLEAR GLAZING IN ANOD. ALUM. CURTAIN WALL	W11 SPLIT FACE CONC. BLOCK	W16 METAL BALUSTRADE, PTD. FIN.	W21 R.W.L.	W26 NEW DOCK LEVELER
W2 WINDOW, CLEAR GLAZING, CONC. SILL	W7 CONC. FOUNDATION WALL PTD. FIN.	W12 ROOF ACCESS LADDER STEEL PTD. FIN.	W17 O/H DOOR TO MATCH EXIST.	W22 BOLLARD	W27 EXISTING CONC. STAIR C/W METAL HANDRAIL
W3 FACE BRICK	W8 GAS METER	W13 HWT VENT	W18 WOOD STAIR & BALUSTRADE	W23 ELECTRICAL TRANSFORMER	W28 NEW CONC. BF RAMP C/W METAL HANDRAIL
W4 HVAC UNIT	W9 FACIA PTD. FIN.	W14 GLAZED ALUM. DOOR & SIDELITE, BRONZE ANOD. FIN.	W19 STEEL STAIR & BALUSTRADE PTD. FIN.	W24 OBSOLETE DOCK LEVELER	
W5 ALUM. PANEL PTD. FIN. IN ANOD. ALUM. CURTAIN WALL	W10 SIGN	W15 SIAMESE CONNECTION	W20 ELECTRICAL RISERS	W25 CONC. WALL PTD. FIN.	

EXISTING FLOOD LIGHT AND ILLUMINATION INDICATOR PER 26.6 - ELEVATIONS OF CARL "CHANGES OUTSIDE A BUILDING (INCLUDING CHANGES INSIDE A BUILDING, EXTERIOR RENOVATIONS AND MINOR CHANGES TO SITE PLAN)



SEAL:



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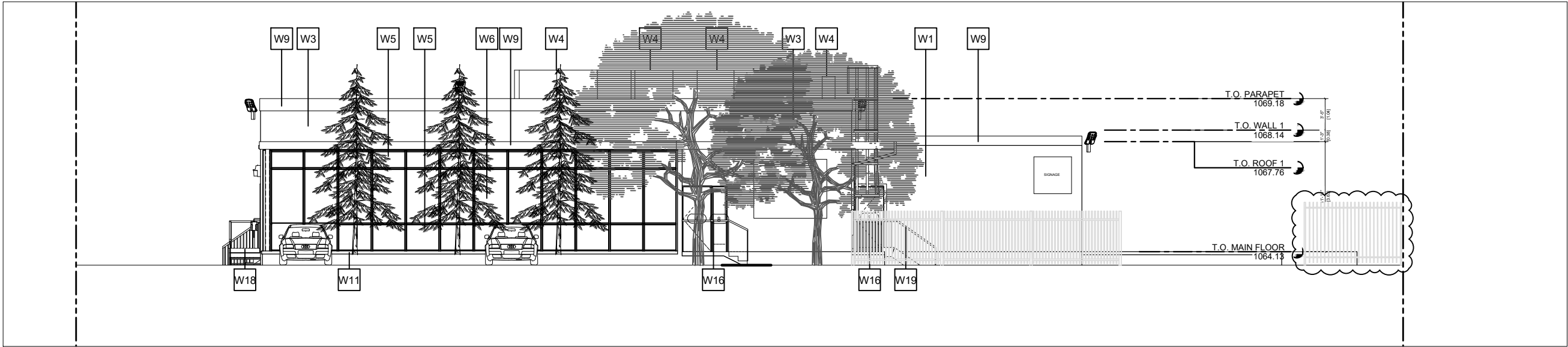
DATE	DESCRIPTION
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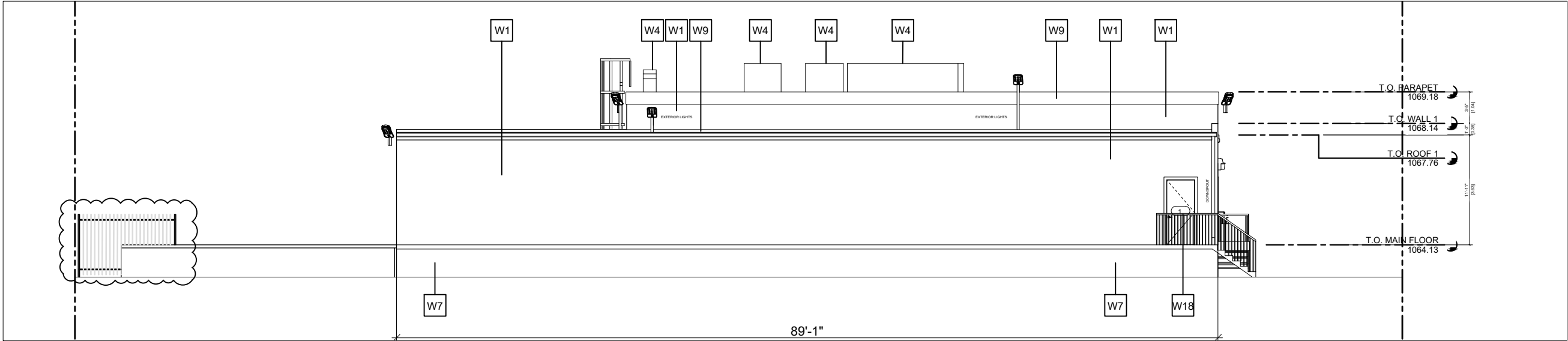
BUILDING PERMIT APP.
4020 7TH STREET SE
CALGARY AB

EXISTING ELEVATIONS
WEST / EAST

SCALE:	ON 11X17
DATE:	01-02-2026
DRAWN BY:	MJ / JP
ISSUED:	01-02-2026
PROJECT #	D25-208
DRAWING SHEET #	DP-09(b)



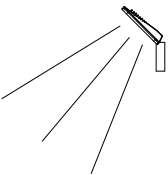
1 EXISTING WEST ELEVATION (LOOKING EAST)
DP-09(b) 1:150 ON 11 x 17



2 EXISTING EAST ELEVATION (LOOKING WEST)
DP-09(b) 1:150 ON 11 x 17

MATERIALS LEGEND

W1 CONCRETE BLOCK, PTD. FIN.	W6 CLEAR GLAZING IN ANOD. ALUM. CURTAIN WALL	W11 SPLIT FACE CONC. BLOCK	W16 METAL BALUSTRADE, PTD. FIN.	W21 R.W.L.	W26 NEW DOCK LEVELER
W2 WINDOW, CLEAR GLAZING, CONC. SILL	W7 CONC. FOUNDATION WALL PTD. FIN.	W12 ROOF ACCESS LADDER STEEL PTD. FIN.	W17 O/H DOOR TO MATCH EXIST.	W22 BOLLARD	W27 EXISTING CONC. STAIR C/W METAL HANDRAIL
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W4 HVAC UNIT	W9 FACIA PTD. FIN.	W14 GLAZED ALUM. DOOR & SIDELITE, BRONZE ANOD. FIN.	W19 STEEL STAIR & BALUSTRADE PTD. FIN.	W24 OBSOLETE DOCK LEVELER	
W5 ALUM. PANEL PTD. FIN. IN ANOD. ALUM. CURTAIN WALL	W10 SIGN	W15 SIAMESE CONNECTION	W20 ELECTRICAL RISERS	W25 CONC. WALL PTD. FIN.	



EXISTING FLOOD LIGHT AND ILLUMINATION INDICATOR PER 26.6 - ELEVATIONS OF CARL "CHANGES OUTSIDE A BUILDING (INCLUDING CHANGES INSIDE A BUILDING, EXTERIOR RENOVATIONS AND MINOR CHANGES TO SITE PLAN)



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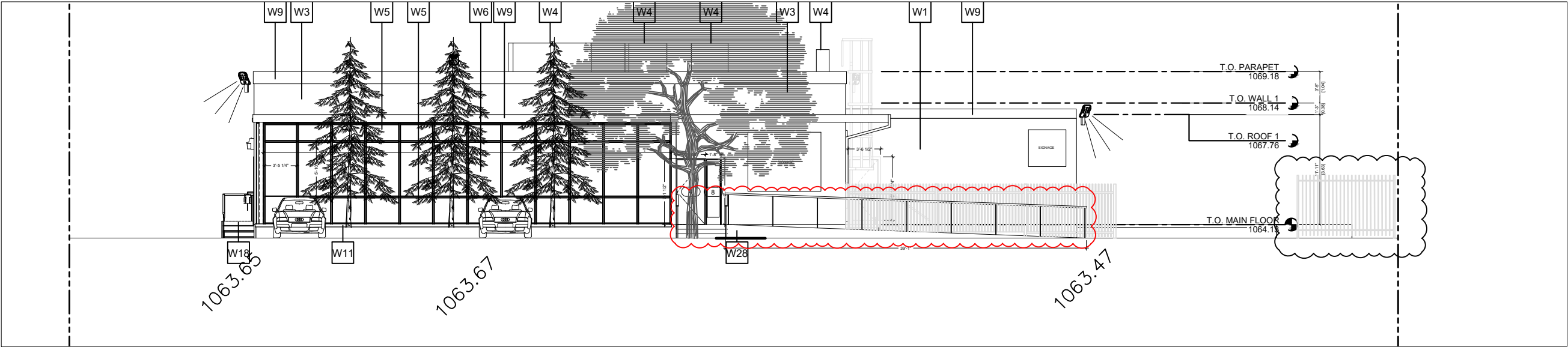
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JAN. 02 2026	REVIEW

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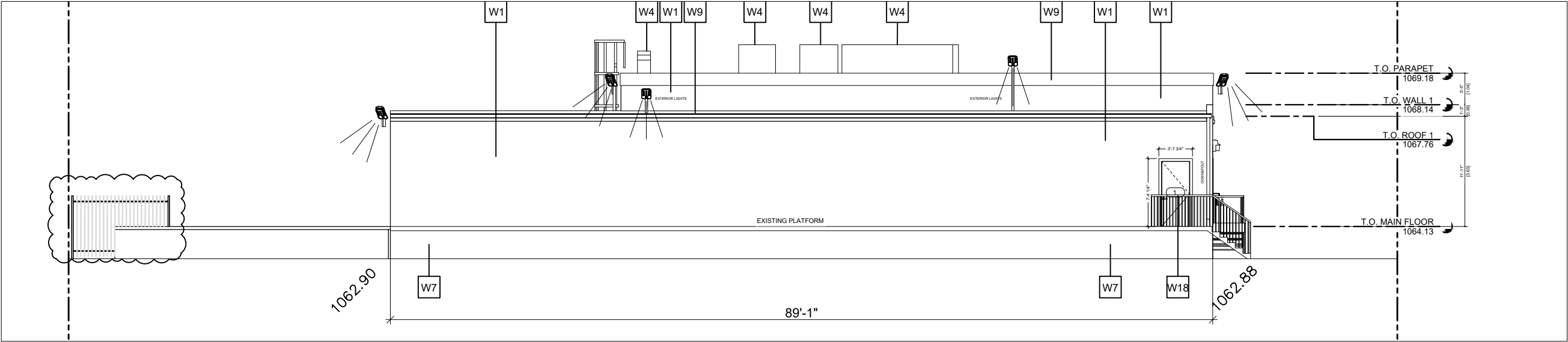
BUILDING PERMIT APP.
4020 7TH STREET SE
CALGARY AB

PROPOSED ELEVATIONS
WEST / EAST

SCALE:	ON 11X17
DATE:	01-02-2026
DRAWN BY:	MJ / JP
ISSUED:	01-02-2026
PROJECT #	D25-208
DRAWING SHEET #	DP-10(b)



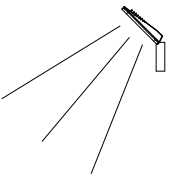
1 PROPOSED WEST ELEVATION (LOOKING EAST)
DP-10(b) 1:150 ON 11 x 17



2 PROPOSED EAST ELEVATION (LOOKING WEST)
DP-10(b) 1:150 ON 11 x 17

MATERIALS LEGEND

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W3 FACE BRICK	W8 GAS METER	W13 HWT VENT	W18 WOOD STAIR & BALUSTRADE	W23 ELECTRICAL TRANSFORMER	W28 NEW CONC. BF RAMP C/W METAL HANDRAIL
W4 HVAC UNIT	W9 FACIA PTD. FIN.	W14 GLAZED ALUM. DOOR & SIDELITE, BRONZE ANOD. FIN.	W19 STEEL STAIR & BALUSTRADE PTD. FIN.	W24 OBSOLETE DOCK LEVELER	
W5 ALUM. PANEL PTD. FIN. IN ANOD. ALUM. CURTAIN WALL	W10 SIGN	W15 SIAMESE CONNECTION	W20 ELECTRICAL RISERS	W25 CONC. WALL PTD. FIN.	



EXISTING FLOOD LIGHT AND ILLUMINATION INDICATOR PER 26.6 - ELEVATIONS OF CARL "CHANGES OUTSIDE A BUILDING (INCLUDING CHANGES INSIDE A BUILDING, EXTERIOR RENOVATIONS AND MINOR CHANGES TO SITE PLAN)